

# OneStory ARCHITECT

June 18, 2018

Mr. Chris Noddings, Assistant Planner  
Department of Planning and Environmental Review  
CITY OF GOLETA  
130 Cremona Drive, Suite B  
Goleta, CA 93117

Subject: Google GQ2 Tenant Improvement  
301 S. Mentor Drive  
OneStoryArchitect Job #: 2017.013

Dear Chris:

I am in receipt of the letter dated June 4, 2018 from Goleta residents Cecelia Brown and Fermina Murray in which they express concerns specific to the subject project Planning Department Design Review Board (DRB) submittal and would like to address the concerns in advance of our next DRB visit, currently scheduled for June 26, 2018.

As part of our project, we are proposing new site-mounted equipment, which includes (2) generators, (2) Uninterrupted Power Sources (UPS) and (2) chillers and (1) future chiller with associated heat exchanger all of which would be mounted on new, respective concrete pads. Our initial submittal proposed to locate all of this equipment within the greenbelt on site, but outside of any easements or setbacks. This was proposed in order to preserve any existing parking spaces, removal of which we understand from the City is not generally supported. After hearing the concerns of some residents, which have asked the project to reconsider the current siting of the equipment, and understanding the City's flexibility of removing up to (12) parking spaces, we have revised our plan as follows with the following improvements:

We have located the generators in a parallel configuration to each other with one remaining in the greenbelt (without removing any trees) and the second beside it on the existing parking lot hardscape. We located the UPS similarly, in a parallel configuration. Please note, both the generators and the UPS will continue to be screened by the existing, 32-foot deep hedge that currently exists within property and along property line. Similar to the generators, no trees are proposed to be removed by the UPS location. Lastly, the chiller pad would be located outside of the greenbelt. We are proposing, however, to convert spaces back to parking in order to comply with the required parking.

We have considered the location of this equipment carefully and are not inclined to locate it any further away from the building or project entrance than proposed because it becomes an impact to our neighbors and other users of the professional park which use the existing common area site features including the outdoor basketball court and sand volleyball court. Additionally, there is another commercial property to the south, beyond the outdoor sport courts that could be impacted by the location of our equipment any further to the south. In other words, if we move our proposed equipment any further south it may impact other neighbors more than our own project, which is not our intention.

The choice of the *Cercis canadensis* 'Forest Pansy' was discussed at our last DRB meeting, and was chosen for its foliage color and size as a contrasting understory tree to compliment the mature canopy of the existing trees. The removal of the *Melaleuca quinquenervia* does not require mitigation, however we are proposing the planting of 6 new trees to offset some of the impact of

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C. Noddings Letter  
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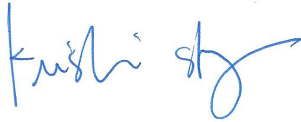
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removing them. As a drought tolerant, native alternative to the Cercis, we have revised the plans to include 6 new *Lyonothamnus floribundus* ssp *asplenifolius*.

Noise generated by the proposed equipment will meet City noise requirements. Lighting around our proposed equipment is code-required, but existing site lighting should meet the code requirement and no new lighting at the equipment is proposed. If it is determined that new lighting is required, all lighting fixtures will be full cut-off fixtures, which will meet the City guidelines.

We look forward to discussing this in person at our next DRB meeting.

Thank you for your consideration,



Kristin Story, AIA  
Principal Architect

Enclosure:      OneStoryArchitect Site Plan (1 Sheet)